

Energy Performance Certificate



Selborne Road, LONDON, SE17 1JL

Dwelling type: Semi-detached house
Date of assessment: 12 April 2012
Date of certificate: 14 April 2012

Reference number: 8312-6424-9450-1732-4996
Type of assessment: RdSAP, existing dwelling
Total floor area: 165 m²

Use this document to:

- Compare current ratings of properties to see which properties are more energy efficient
- Find out how you can save energy and money by installing improvement measures

Estimated energy costs of dwelling for 3 years: £ 3,144

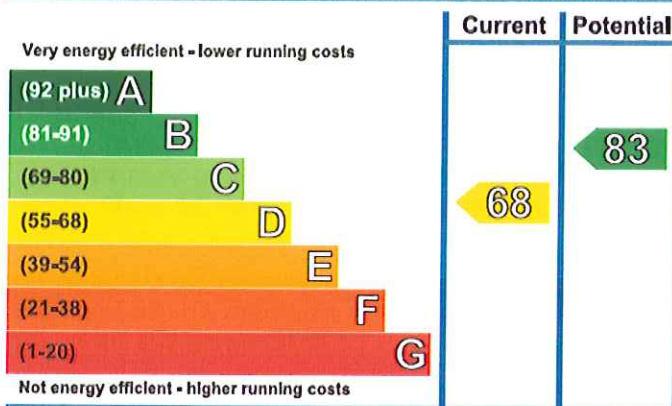
Over 3 years you could save £ 891

Estimated energy costs of this home

| | Current costs | Potential costs | Potential future savings |
|---------------|----------------------|----------------------|--------------------------|
| Lighting | £ 351 over 3 years | £ 210 over 3 years | |
| Heating | £ 2,499 over 3 years | £ 1,749 over 3 years | |
| Hot Water | £ 294 over 3 years | £ 294 over 3 years | |
| Totals | £ 3,144 | £ 2,253 | |

These figures show how much the average household would spend in this property for heating, lighting and hot water. This excludes energy use for running appliances like TVs, computers and cookers, and any electricity generated by microgeneration.

Energy Efficiency Rating



The graph shows the current energy efficiency of your home.

The higher the rating the lower your fuel bills are likely to be.

The potential rating shows the effect of undertaking the recommendations on page 3.

The average energy efficiency rating for a dwelling in England and Wales is band D (rating 60).

Top actions you can take to save money and make your home more efficient

| Recommended measures | Indicative cost | Typical savings over 3 years | Available with Green Deal |
|---|------------------|------------------------------|---------------------------|
| 1 Internal or external wall insulation | £4,000 - £14,000 | £ 606 | ✓ |
| 2 Floor Insulation | £800 - £1,200 | £ 165 | ✓ |
| 3 Low energy lighting for all fixed outlets | £50 | £ 120 | |

See page 3 for a full list of recommendations for this property.

To find out more about the recommended measures and other actions you could take today to save money, visit www.direct.gov.uk/savingenergy or call 0300 123 1234 (standard national rate). The Green Deal may allow you to make your home warmer and cheaper to run at no up-front cost.